

Electrical Work at the South Gate

The Lakes South Gate entrance has been dark for a very long time and poses safety and security problems. The Maintenance Board has been seeking bids for upgrading electrical work. Lakes member Jeff Wiegand received bids from vendors and recommended The Board consider one of the bids which seemed most reasonable and professional.

The work would entail installing 50 quality lights and fixtures with new wiring and transformers. The bid came in at \$8750 to illuminate the South Gate effectively. There may also be installed a wiring “tunnel” under the road to provide additional lighting options needed for the site. Jeff will follow up with the vendor and also investigate the need to improve the existing lighting at the North Entrance which does need some updating.

Social Committee

At the August Lakes Estates Three Board Meeting (LE3), the board heard from JoAnn Jordan who chairs the LE3 Social Committee. JoAnn is working to improve coordination among all of the Communities within The Lakes to have quality social options both for LE3 and for the broader community. The Social Committee's efforts include making the Club House a useful option for gatherings and activities. They will also be surveying interest in various social gatherings, and supporting the planning for the food truck and holiday trolley events. Anyone interested in getting involved with the Social Committee can join through communicating directly with JoAnn at 3jordans@gmail.com

Sorting Out Overlap in The Lakes Communities' Documents

At the August LE3 Board meeting, the attorney presented a spreadsheet which delineates the various responsibilities and authorities of the various Lakes communities. Each community has different governing documents drawn up at various times as the communities were built. Governance authority and responsibilities are not always consistent. In addition, The Lakes has an overarching Maintenance Board Committee which addresses issues dealing with the entire community and operating under its own Governing Documents. The attorney is endeavoring to map out these overlapping authorities in order to bring more consistency and clarity to the landscape of governance. When the spreadsheet is complete, the communities will work together, as well as with the Maintenance Board, to try to develop more clarity of purpose and create more consistency in decision-making under better-coordinated sets of rules.

Pool Landscaping Project

A group is forming to improve the overall landscaping around the Clubhouse Pool Area. The goal is to create a plan for pruning, removing and installing a variety of color and texture to beautify the outside area around the pool.

If you have any questions or concerns you would like to communicate with the LE3 Board, please get in touch with nicole@sunstatemanagement.com We look forward to your input.

New Families

Over the summer we have seen a number of new families move into LE3. Please welcome our new neighbors and please remind them they should make sure Nicole has their email address (nicole@sunstatemanagement.com) This will ensure that people will receive LE3 and Maintenance Board Meeting Agendas, Zoom website access, important notices, the LE3 Newsletters and other valuable information.

Jeff Newman
LE3 Board President